

# \$315,000 - 382043 Range Road 7-1a, Rural Clearwater County

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MLS® #A2208911

**\$315,000**

1 Bedroom, 1.00 Bathroom, 689 sqft  
Residential on 1.00 Acres

NONE, Rural Clearwater County, Alberta

This adorable 1 bedroom, 1 bathroom home is the perfect retreat for someone looking to enjoy a quiet, low-maintenance lifestyle surrounded by natural beauty. Pride of ownership is evident. Set on a 1 acre lot, this cozy home is full of character, with warm, inviting touches that make it feel instantly welcoming. The west-facing mountain view is truly pricelessâ€”offering stunning sunsets that you can enjoy from your living room every evening. Itâ€™s the kind of peaceful setting that makes you slow down and soak it all in. Just 10 minutes from town, youâ€™ll have all the essentials close by while still enjoying your own quiet space. Whether you're a first-time buyer, downsizing, or looking for a sweet weekend getaway, this charming little home is full of heart and simplicity.

Built in 1955



## Essential Information

MLS® #	A2208911
Price	\$315,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	689
Acres	1.00
Year Built	1955

Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Modified Bi-Level
Status	Active

### Community Information

Address	382043 Range Road 7-1a
Subdivision	NONE
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T4T 1P3

### Amenities

Parking	Off Street
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### Interior

Interior Features	Pantry
Appliances	Refrigerator, Electric Stove, Washer, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Storage
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

### Additional Information

Date Listed	April 8th, 2025
Days on Market	127
Zoning	CR

### Listing Details

Listing Office	CIR Realty
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